

Tentative plans approved for a 137-unit housing development

By Mary Lou Bytof

The Dillsburg Borough Council last week approved a revised tentative plan for a 137-unit housing development in the southwestern corner of town off Gettysburg Street.

However, those revisions may prove too costly to go ahead with the plan for Meadows Edge, according to the project engineer.

Bob Fisher of R.J. Fisher and Associates of New Cumberland, said Monday that meeting the borough's conditions will bring a sizable increase in the cost of the development. The cost will be passed down to the consumer by raising the prices of the garden homes and townhouses by several thousand dollars he said.

When you're in Dillsburg, a couple thousand dollars may make a difference," Fisher exclaimed. The developer can choose to take his business to Carroll Township or Upper Allen Township to avoid the stipulations imposed by the borough, the engineer said on Monday.

Developer Mark McNaughton of MidPenn Homes in Harrisburg could not be reached for comment. Fisher said the developer must make the final decision.

At the council meeting last Tuesday, Fisher disagreed with the council's request for the addition of curves and sidewalks on private as well as public streets. "This adds unnecessary costs to the project," he argued.

The original plan includes sidewalks to be installed on public streets as well as on streets in front of the two-unit garden homes in the development. The plan shows a sidewalk separating the parking area from the units.

On the original plan, townhouses are located on private streets behind the garden homes. Since each townhouse has its own driveway, this should eliminate the need for a sidewalk, Fisher said.

Borough Manager J. Chadwick Wagner told Fisher that sidewalks are desirable so that residents living within the development safely can walk to visit each other.

Fisher said the streets will be wide enough to accommodate both cars and pedestrians. He cited Messiah Village, a retirement community in Upper Allen Township, as an example of a development that has a significant amount of on-street pedestrian traffic.

In the revised plan, the council also requested that the developer provide a secondary access to the site.

Fisher said on Monday that an access will be available when Meadows Edge eventually connects with a street in the Winfield development. Winfield will be located on the old Shillito tract off South Baltimore Street by the water tower.

In other action, the council approved a fence ordinance. According to the ordinance, Winfield may be erected, altered or maintained along the sides of any front yard, provided they do not exceed a height of three feet and that openings are equal to at least half of the area of the fence.

Fences erected, altered, and maintained within or along side yards, or to the rear of the property need not have a specific size opening if the fence does not exceed a height of four feet. If an opening is at least half the area of the fence, the height can reach up to five feet.

Exceptions to this are as follows:

--Swimming pools may be enclosed by a fence up to eight feet in height. The fence and pool must not be located within any building setback area. The lower four feet of any such fencing may be solid (no openings). However, all area of fence which exceeds the

height of four feet shall contain openings equal to at least half the area of the fence.

--A patio may be enclosed by a fence up to six feet high. The fence and patio must not be located within any building setback area. The lower four feet may be solid (no openings), and all area of fence exceeding four feet may be solid (no openings), and all area of fence exceeding four feet must contain openings equal to at least half the area of the fence.

--Any exceptions to this ordinance must be granted by the Zoning Hearing Board.

No fence or structure shall be erected or maintained within the right-of-way of any street or alley, or at any location which may cause danger to traffic on a street or road by obstructing the view.

--When a retaining wall condition exists, the height of the fence may be established above the highest prevailing grade.

The council also heard comments from several visitors last Tuesday.

William Jones of Jones' Newsstand, Second and Gettysburg Streets, and Tim Wakefield, an engineer from Act I Consultants, hired by Jones, discussed plans for the renovation of what is known as "Jones' Corner."

Wakefield said his plan for storm water management of the area around the Jones property is "definitely going to be an improvement to the corner."

Raising the sidewalk and providing a continuous flow of water via inlets and a piping system should take care of the flooding problem on the corner, Wakefield told the council.

In addition to repairing the sidewalk and providing a better drainage system, Jones indicated that he is in the process of preparing his home to be included in a national registry of historic places. The renovations will include bringing the concrete porch back to its original wooden state, Wakefield said.

According to Jones, the house was built between 1908 and 1912. Since the street was paved in 1919, the road level has been much higher than the house, he told the council.

Jones was also accompanied by his sister, Hilda Sagle, and his daughter, Cathy O'Connor. Sagle asked the council to promptly review Wakefield's plans to minimize the expense for her brother.

Wagner said he is in general agreement with the proposed design, however, it needs some modification.

O'Connor said if her family was contacted when the borough first considered the project, they could have saved time and money since there was no way her family would have accepted the plan proposed by the borough. Council President John Creavey said O'Connor had a good point and that the council will review Wakefield's proposal at the December 11 work session.

Larry Klase of the Dillsburg Public Library asked the council to continue its support of the library in the up-coming year. Klase said an architect who wishes to compile a portfolio has offered to prepare a renovation plan for the library for free. The plan will focus on transforming the sizeable rear storage room into useable library space, he said.

The council agreed to approve a tentative budget, which will be discussed throughout the month of December.

"This vote allows the entire community not just the council, to participate in the formulation of this budget," Creavey said.

The first work session to discuss the budget will be held Thursday evening, November 29, at 7 p.m.



Ray Knecht and James Dawes of the Calvary United Methodist Church; Rex Bickley of the Dillsburg Public Library; and Betty Bowers and Sandy DeBolt, representing the Women's Club, receive checks totaling \$179,400 for their organizations from Attorney Schrack from the estate of the late Marie Fry.

Photo by David March

\$179,400 is donated to community organizations

Marie E. Fry moved to Dillsburg from her Perry County birthplace, in the early 1930's, and called Dillsburg "home" thereafter, except for a brief, four-year period in the late 1950's during which she resided in Philadelphia.

While in Dillsburg, she was employed by Capitol Engineering Corporation for many years as an engineering technician. After her retirement in the late 1960's, she remained in Dillsburg to enjoy her hometown, Quay Park, and her friends.

Marie died on December 29, 1989, leaving a Will that will benefit the community for years to come. The charitable bequests contained in her Will include the following:

--A gift of \$128,000 to Calvary United Methodist Church

--A gift of \$25,700 to the Dillsburg Public Library

--A gift of \$25,700 to the Women's Club of Dillsburg, by which the Club is obligated to establish a perpetual care fund for the maintenance of Quay Park.

Boston University Inks Northern Star

by John Middlekauff

Northern High School and its Girls Basketball team were treated to a real first, when Senior Gretchen Klaus signed her letter of intent to attend and play for Division I Boston University in 1990-91.

It must be a dream come true for the attractive seventeen year old daughter of Karen and George Klaus. To be recognized and actively recruited by at least 100 different colleges, is outstanding! It shows what hard work, dedication and talent can do!

Having been a resident of the Northern School District all her life, Gretchen got interested in basketball. "Playing in the backyard with Dad and then my brothers." Her first taste of organized basketball came in the seventh grade and the rest, they say, is history.

Gretchen is not just a "basketball player." A full-time participant in softball and field hockey, where he has garnered All-Star status as a defensive stalwart as well. She is very active in school, being a member of Student Council, the Interact Society, and art groups. Gretchen is also a member of the National Honor Society.

Admitting a fondness for the sciences, Gretchen is looking to major in Physical Therapy at Boston University. That is one of the major factors in her decision on Boston. "At Boston, their program (Physical Therapy) is a five year program and I can get a masters degree as well."

Gretchen was very sure of herself when I asked the reason for picking Boston. She added, "I like being in a city, and the coaches and players have been

very supportive." It also doesn't hurt to pick a basketball program that has won its conference 2 out of the last 3 years.

According to Northern Coach Rick Speck, Boston plans to utilize Gretchen's talents more from the outside than what she plays now in high school. If you haven't seen her play, she does have a very nice touch away from the basket.

This, her senior year at Northern, will find young Miss Klaus starting her fourth year as a member of the Northern High Girl's Varsity team. In her freshman year, Gretchen played varsity and JV, but since then has been a mainstay under the boards for the Lady Bears Varsity team. This year hopes to be a banner year for Gretchen and the Lady Polar Bears. Nothing could be more fitting for an excellent student, a talented player and a fine young lady!

Congratulations Gretchen! The very best to you this season and in your career at Boston University.

Alumni needs support

Attention all NHS band and bandfront alumni, we need your help. We want to include you in upcoming events.

Please provide your address to Beverly J. Dettler, 21 Furman Road, Dillsburg, Pa. 17019 or telephone 432-5459.

Also, class officers, a consolidated listing of class members and their addresses would be appreciated.

Legislature passes "potty parity" legislation

Rep. Bruce Smith (R-92nd) today praised the Legislature for passing "potty parity" legislation and urged the governor to sign the measure into law.

"The passage of restroom equity legislation shows significant progress in Pennsylvania in the area of women's equality," said Smith, who developed and first introduced a similar bill in October 1989.

"Although so-called 'potty parity' may seem insignificant to lawmakers in the state of Texas, the Pennsylvania legislature saw the inequity in the situation and took action to correct it," Smith said. The bill passed the House by a 190-0 vote.

If the measure, House Bill 2033, is signed by Gov. Casey, Pennsylvania would join California, New York and Virginia as one of the states which mandates more restroom facilities for women than for men in buildings owned or leased by the state, its agencies, local governments, and certain other facilities where the public congregates, such as sports and entertainment arenas.

Recently, a woman was acquitted by a Texas jury after she was charged with violating state law by using a men's restroom facility during a sold-out concert rather than wait in long lines to use a women's restroom. The story received national media attention.

"What happened in Texas clearly proves the need for this legislation. Anyone who has attended a major sporting event, concert or other entertainment

event in a large facility, or even stopped to use a roadside restroom, is familiar with the problem," Smith said.

"Women too often wait in long, slow-moving lines to use a restroom which men enter and exit the men's room with little or no wait. I am proud to have played a pivotal role in developing and moving this bill through the Legislature," he said.

The bill mandates sufficient temporary or permanent restrooms to meet the needs of the public at peak hours.

--requires more women's than men's restrooms in all buildings where the public congregates at a ratio determined by the state Department of Labor and Industry in all buildings where the public congregates;

--requires adherence with the law in all new construction and in public buildings undergoing major renovation;

--includes sports and entertainment arenas and stadiums, government and convention halls, specialty event centers, amusement facilities, ski resorts and public middle and high schools;

--exempts hotels, restaurants, bars and municipal and public parks with a capacity of less than 500;

--takes effect 120 days after it is signed into law.

Although the measure is aimed at public buildings, Smith said he hopes private facilities, such as restaurants, theaters and auditoriums will adopt similar policies.

Other states considering similar legislation include Colorado, Florida, Michigan, Oregon and Connecticut.